

WARRANTY DEED

57-356
03226**Know all Persons by these Presents,**

012739

That we, HOWARD MILLER and GISELLE MILLER, (husband and wife),
of Waterville in the County of Kennebec and State of Maine,

in consideration of ONE (\$1.00) DOLLAR and other valuable consideration,

paid by SARA ARNON, of White Plains in the County of Westchester and
State of New York; WENDY MILLER, of Silver Springs in the County of
Montgomery and State of Maryland; and JULIE MILLER-SOROS, of Soquel
in the County of Santa Cruz and State of California,
~~whose mailing address is: c/o Mr. & Mrs. Howard Miller~~

whose mailing address is: c/o Mr. & Mrs. Howard Miller
28 Johnson Heights
Waterville, Maine 04901

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and
convey unto the said SARA ARNON, WENDY MILLER and JULIE MILLER-SOROS,

their heirs and assigns forever,

**NO TRANSFER
TAX PAID**

A certain lot or parcel of land with the buildings thereon, situated
in said Waterville, bounded and described as follows:

Bounded southerly about three (3) rods by the northerly line of
Maple Street; westerly by the William Bushey lot formerly owned by
Sam Levine and later owned by either Lena Rosenthal or her husband;
northerly by land formerly of Stephen Thomas or Hiram O. Pierce, or
both of them; and easterly by the westerly line of the lot that
Edward Laplet conveyed to Louis S. Marquis, by Deed dated, April 23,
1880, recorded in Kennebec Registry of Deeds in Book 326, Page 334.

Excepting and reserving however, from the above described premises
a strip of land ten (10) feet wide and one hundred twelve (112)
feet long being the same premises conveyed by Frieda L. Miller to
Wm. & Sarah Levine Heirs from the above premises.

Being the same premises conveyed to the Grantors herein, by Warranty
Deed in joint tenancy from Frieda L. Miller, on June 2, 1981, re-
corded in Kennebec Registry of Deeds in Book 2390, Page 109.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said SARA ARNON, WENDY MILLER and JULIE MILLER-SOROS, their

heirs and assigns, to them and their use and behoof forever.

And we do **covenant** with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances excepting as may be aforestated, that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs shall and will **warrant and defend** the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, we, the said HOWARD MILLER and GISELLE MILLER, (husband and wife),

~~and~~

~~personally appeared at the said~~

joining in this deed as Grantors and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seals this day of the month of May, A.D. 1994.

Signed, Sealed and Delivered
in presence of

..... Howard Miller
..... Giselle Miller
.....
.....

State of Maine, County of Kennebec, ss: May 25, 1994.

Then personally appeared the above named HOWARD MILLER and GISELLE MILLER,

and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Charles N. Nawfel
.....
Notary Public
Attorney at Law

RECEIVED KENNEBEC SS.
94 MAY 27 AM 9:00

Printed Name, Charles N. Nawfel, Esq.

ATTEST: *Harold A. Bickel*
REGISTER OF DEEDS